



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026  
Time 22:58:07  
Page 1

Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660015677 <b>Parcel ID</b> 22N16E-16-4-00000-000-0000 <b>Cadastral ID</b> 16-22-16-00900 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RA VI Area 1 <b>Tax Area</b> 11 - SEQUOYAH/NW FIRE <b>Name ID</b> 304614 BAKER, PAUL D &  DIANA J TRUST 15958 S 4160 RD CLAREMORE OK 74017-0000																																																																																																																									
<b>Parcel Location</b> <b>Situs</b> 15958 S 4160 RD <b>Subdivision</b> <b>Lot/Block</b> / <b>Parcel Size</b> 65 - Acres <b>Sec/Twn/Rng</b> 16 / 22 / 16 / 4 <b>Neighborhood</b> 6050 - UNPLATTED <b>School District</b> S006 - SEQUOYAH SCHOOLS																																																																																																																									
<b>Legal Description</b> Lat/Long: 36.38168269 -95.60116337 SE SE & E2 SW SE & NW SW SE LESS TR DESC COM SE/C SE; N00 0639E 724.97' TO POB; N89.5321W 800'; N00.0639E 272.25'; S89.5321E 800'; S00.0639W 272.25' TO POB.					<b>Building Permits</b> <table border="1"> <thead> <tr> <th>Number</th> <th>Description</th> <th>Opened</th> <th>Closed</th> <th>Amount</th> </tr> </thead> <tbody> <tr> <td></td> <td></td> <td></td> <td></td> <td></td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount																																																																																																											
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Date 04/16/2026  
Time 22:58:07  
Page 2

Lot Data	Units-Buildable - UNPLATTED (UNITS BUILDABLE)	Primary Image
Lot Size		
Lot Count		
Units Buildable		
Non-Ag Acres	0	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
Method	Units-Buildable	
Base Lot Value		
Factor Value		
Adjustments		
Lot Value		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% One Story
Exterior Wall	90% Veneer, Masonry 10% Frame, Siding, Vinyl
Base/Total Area	1,766 / 1,766
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,766
Fixture/RghIn	14 /
Bed/F/H Bath	3 / 2.5 /
Basement Area	
Garage Type	538 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1986 / 30

\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2022-11-29\IMG\_00: 11/29/2022

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	
Adjusted R	
Indicated Value	

Direct Comparables	
Selection Model	1 Res
Adjustment Model	A2 AO Test
Comparables	
Indicated Value	

Cost Approach				Manual : 01/2025			
Base Cost	103.85	Total Misc Impr	+ 18,461	Roofing Adj	+ 4.57	Garage Cost	+ 16,877
Subfloor Adj	+ -2.15	Total RCN	= 264,847	Heat/Cool Adj	+ 12.64	Depreciation ( 37%)	- 97,993
Plumbing Adj	+ 11.05	Lump Sums	+ 0	Basement Adj	+ 0.00	RCNLD	= 166,854
Adj Base Cost	= 129.96	Lot Value	+ 166,854	Total Area	x 1,766	Indicated Value	= 166,854
Adjusted Cost	= 229,509	Value Per SqFt	94.48	Adjusted Cost	= 229,509	Value Per SqFt	94.48

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	166,854		
Lot Value			
Indicated Value	166,854	94.48	Per SqFt
Agland Value	7,489		
Site Improvements	36,039		
Total Value	210,382	119.13	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	5,615.40		5,615
SHLT	STORM SHELTER	0		1	2015	0.00		
PRCH	SLAB PORCH - COVERED	37812	24x12		288	26.03		7,497
PRCH	SLAB PORCH - COVERED	37813	182		182	26.36		4,798
PATO	SLAB PORCH - OPEN	141686	12x4		48	11.48		551



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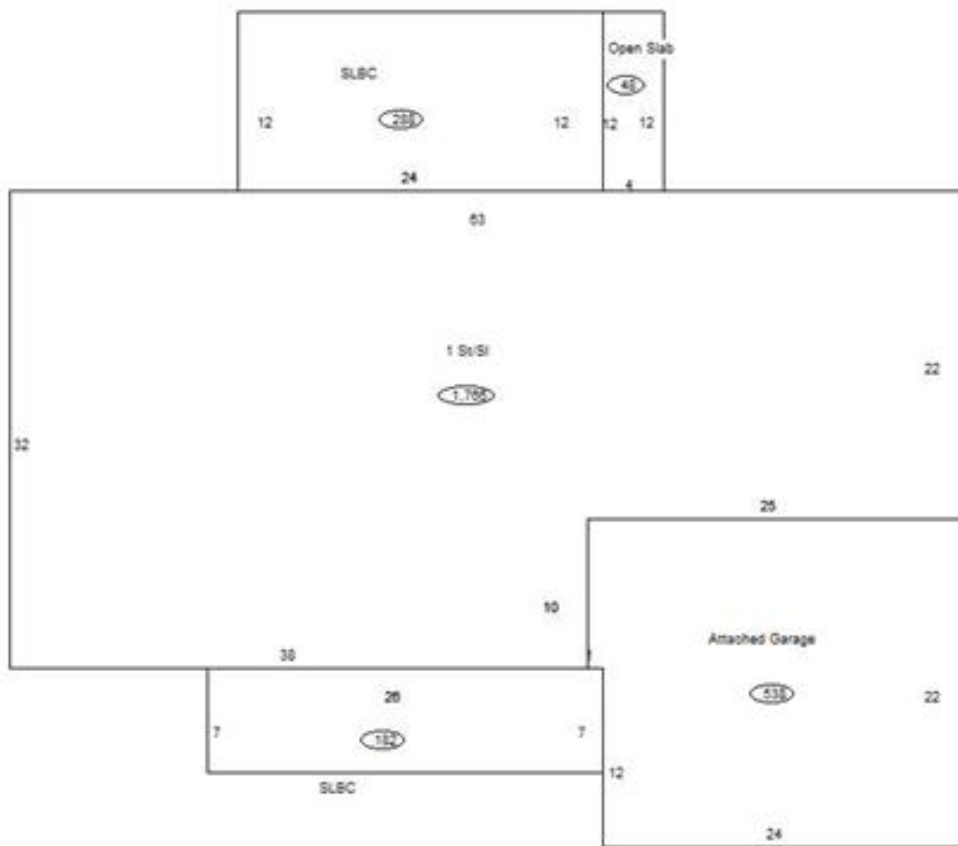
Date 04/16/2026

Time 22:58:07

Page 3

Sketch Image

660015677



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/Sl	1,766	1.000	1,766
2	G	1		10	Attached Garage	538	1.000	538
3	M	PRCH		10	SLBC	288	1.000	288
4	M	PRCH		10	SLBC	182	1.000	182
5	M	PATO		10	Open Slab	48	1.000	48
<b>Total Building Area</b>						<b>1,766</b>		<b>1,766</b>



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Date 04/16/2026  
 Time 22:58:07  
 Page 4

660015677

### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	SHOP BUILDING	0x0x0			1,200
	Qual 2	Cond 3	Year	Eff Age		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (35% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (30.25 x 1,200)	36,300		36,300	12,705	23,595
	BARN	BARN	0x0x0			2,200
	Qual 3	Cond 3	Year	Eff Age		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (75% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (8.99 x 2,200)	19,778		19,778	14,834	4,944
	STF	STG FAIR	0x0x0			660
	Qual 2	Cond 3	Year	Eff Age		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (100% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (4.68 x 660)	3,089		3,089	3,089	
	SV	SWIM VINYL	0x0x0			1
	Qual	Cond	Year	Eff Age		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (70% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (25,000.00 x 1)	25,000		25,000	17,500	7,500



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Date 04/16/2026  
Time 22:58:07  
Page 5

### Agland Inventory

660015677

Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
DBC	DENNIS-BATES COMPLEX 2-5%	NTV PST	60			31.003	144	144	4,464	4,464
DWA	DWIGHT SILT LOAM 0-1% SLO	NTV PST	50			10.953	120	120	1,314	1,314
HC	HECTOR STONY SANDY LOAM	NTV PST	20			4.658	48	48	224	224
HLC	HECTOR-LINKER FINE SANDY	NTV PST	35			17.636	84	84	1,481	1,481
SUC	SUMMIT SILTY CLAY LOAM 3-	NTV PST	67			.035	161	161	6	6
W	WATER	NTV PST	0			.716	0	0	0	0
<b>NTV PST Totals</b>						65.000			7,489	7,489
<b>Total Agland</b>						65.000			7,489	7,489